

TEXAS AVENUE CORRIDOR STUDY
PROPERTY INVENTORY SURVEY FORM
GROUP 3

Property ID: R98353

Property Information

3.4
property address: 1640 S TEXAS AVE
legal description: WATSON-HOWELL BLOCK 2R, LOT 2R, ACRES 1.053
owner name/address: AUTOZONE INC
DEPARTMENT 8700
PO BOX 2198
MEMPHIS, TN 38101-2198
full business name: Auto Zone
land use category: comm. Retail type of business: Auto parts store
current zoning: C-3 occupancy status: occ
lot area (square feet): 45868 frontage along Texas Avenue (feet): 195
lot depth (feet): 200 sq. footage of building: 8008
property conforms to: ☒ min. lot area standards ☒ min. lot depth standards ☒ min. lot width standards

Improvements

of buildings: 1 building height (feet): 25 # of stories: 1
type of buildings (specify): Brick
building/site condition: 5
buildings conform to minimum building setbacks: ☒ yes ☐ no (if no, specify) _____
approximate construction date: 1996 accessible to the public: ☒ yes ☐ no
possible historic resource: ☐ yes ☒ no sidewalks along Texas Avenue: ☒ yes ☐ no
other improvements: ☐ yes ☒ no (specify) _____
(pipe fences, decks, carports, swimming pools, etc.)

Freestanding Signs

☒ yes ☐ no ☐ dilapidated ☐ abandoned ☒ in-use
of signs: 1 type/material of sign: Electric
overall condition (specify): excellent
removal of any dilapidated signs suggested? ☐ yes ☐ no (specify) NA

Off-street Parking

improved: ☒ yes ☐ no parking spaces striped: ☒ yes ☐ no # of available off-street spaces: 46
lot type: ☐ asphalt ☒ concrete ☐ other _____
space sizes: 9 x 16 sufficient off-street parking for existing land use: ☒ yes ☐ no
overall condition: excellent
end islands or bay dividers: ☐ yes ☒ no landscaped islands: ☐ yes ☒ no

Curb Cuts on Texas Avenue

how many: 2 curb types: ☒ standard curbs ☐ curb ramps curb cut closure(s) suggested? ☐ yes ☐ no
if yes, which ones: _____

meet adjacent separation requirements: ☐ yes ☒ no meet opposite separation requirements: ☐ yes ☒ no

Landscaping

☒ yes ☐ no (if none is present) is there room for landscaping on the property? ☐ yes ☐ no

comments: _____

Outside Storage

☐ yes ☒ no (specify) _____
(Type of merchandise/material/equipment stored)

dumpsters present: ☒ yes ☐ no are dumpsters enclosed: ☒ yes ☐ no

Miscellaneous

is the property adjoined by a residential use or a residential zoning district?

☒ yes ☐ no (circle one) residential use residential zoning district

is the property developable when required buffers are observed? ☒ yes ☐ no

if not developable to current standards, what could help make this a developable property?

accessible to alley: ☐ yes ☒ no

Other Comments:

